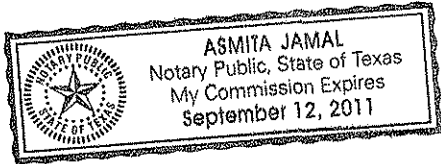
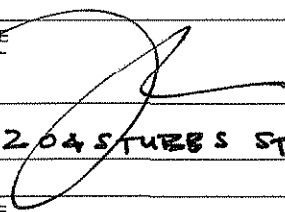
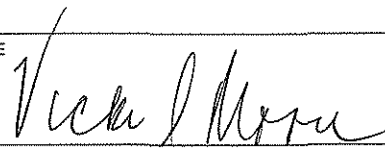


SUPPLEMENTAL LEASE AGREEMENT

SUPPLEMENTAL LEASE AGREEMENT NO. 3	TO LEASE NO. GS-07B-16355	DATE	PAGE 1 of 1
ADDRESS OF PREMISES 114 West Broadway, Del Rio, Texas 78840			
THIS AGREEMENT , made and entered into this date by and between Flat Creek Development, LLP whose address is: 204 STUBBS STREET EDINBURG, TEXAS 78539 hereinafter called the Lessor, and the UNITED STATES OF AMERICA , hereinafter called the Government: WHEREAS , the parties hereto desire to amend the above Lease. NOW THEREFORE , these parties for the considerations hereinafter mentioned covenant and agree that the said Lease is amended effective upon execution of the Government, as follows: I. This Supplemental Lease Agreement (SLA), represents your official Notice to Proceed with the improvement's required by Lease No. GS-07B-16355, representing the Government's requirements for 10,879 rentable square feet of fully serviced space at 114 West Broadway in Del Rio, Texas. The tenant buildout will conform to the specifications in SFO 5TX0205 and are to be provided by the Lessor as part of the total rental payment. The tenant buildout costs of \$321,737.79 are amortized for a period of 120 months at 8.0%. The total annual costs of amortized tenant improvements is \$46,842.81. The tenant buildout costs are broken out as follows: ■ tenant buildout allowance for General and Custom: \$215,335.41 ■ tenant buildout allowance for General: \$106,402.38 The Total Lump Sum TI Cost: \$907,812.98 ■ LS Portion: \$494,001.09 ■ LS Portion: \$413,811.89 (Includes the \$21,280.48 TI Customization buy down)			
END OF SLA No 3			
State: Texas County: Fort Bend.		Asmita Jamal Notary Public. 	
IN WITNESS WHEREOF , the parties hereto have hereunto subscribed their names as of the date first above written.			
LESSOR			
SIGNATURE 		NAME OF SIGNER MICHAEL PLISOWSKI	
ADDRESS 204 STUBBS ST., EDINBURG TX			
IN PRESENCE OF			
SIGNATURE		NAME OF SIGNER	
ADDRESS			
UNITED STATES OF AMERICA			
SIGNATURE 		NAME OF SIGNER Vicki L. Moore	
		OFFICIAL TITLE OF SIGNER CONTRACTING OFFICER	
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